

**MINUTES OF THE HOLBROOK PARISH COUNCIL MEETING HELD ON  
WEDNESDAY 24<sup>TH</sup> FEBRUARY 2016 AT 7.15 p.m. AT THE 'ARKWRIGHT'  
PARISH HALL, MOORSIDE LANE, HOLBROOK**

**PRESENT:-** Councillors Massey (Chairman)  
Mrs Briggs  
Mrs Brocklehurst  
Bull  
Roberts  
J Dugdale (Rural Action Derbyshire)  
Cllr K Buttery (AVBC&DCC)  
Cllr T Ainsworth (AVBC)  
H Owen (Clerk)  
2 members of the public including Kath Gruber co-  
opted as a councillor

The Chairman welcomed everybody to the meeting.

**2016/02/1 APOLOGIES**

Cllrs Banks, Kennedy and Rhodes

**2016/02/2 DECLARATIONS OF MEMBERS INTERESTS**

There were no declaration of Interests.

**2016/02/3 PUBLIC SPEAKING:-**

**Richard Biggin-Footpath Officer.**

All Footpaths in the area are open and in good condition. There is a problem with a stile being in a dangerous condition just outside the Parish boundaries, but much used by Holbrook residents, near Day Park Farm. This was originally reported to the DCC in September last year at the time of the Walking Festival Walk run on behalf of the Parish Council; however there has been no improvements or repairs completed. Richard has reported the matter to DCC again and copied in the Clerk.

**Gorsey Piece**

It was agreed to organise a working party to go into Gorsey Piece soon to clear around the seat and in May to cut back the spring growth on the paths. A group of young people in the Parish have expressed an interest in helping with the working party. Cllr Massey advised that this would only be possible for safeguarding reasons if they each had a parent or guardian with them. All agreed.  
The same group have made an approach to Richard Biggin to ask if they may build a Den in the far southeast corner of Gorsey Piece.

A suggestion was made that if they agreed it be kept tidy, off the paths and used only natural materials available from the trees and scrub that have already been cut on the site, then this would be possible. Also they be asked to read and commit to the rules for use shown on the entrance sign. Concerns were raised about this and what responsibility the Parish Council would have for this. It was highlighted by Cllr K Buttery that the site is open to the Public and the Parish Council would not be responsible for the den. It was PROPOSED by Cllr Roberts that the Parish Council have no objection as long as the rules of Gorsey Piece were followed, this was SECONDED by Cllr Mrs Brocklehurst and there were 3 votes in favour, 2 voted against the proposal.

Finally it was noted the dog fouling sign needs re-erecting after it was vandalised and the snowdrops are particularly good this year and worth a visit.

**Kevin Buttery AVBC/DCC:**

Cllr Buttery made the Council aware that the Community Pay Back group are currently looking for working projects and they may be able to help with Gorsey Piece, he believed there was currently no charge for this but would forward the details of Marjorie Martin to Cllr Massey.

The 20mph Speed Limit review is now available on the DCC website via the Cabinet Meeting information. It is 42 pages long with 11 recommendations. In May it will be decided if they will adopt, some, all or none of these recommendation. Cllr Buttery advised that the Police will now be willing to enforce the 20mph speed limit which is a positive step forward.

**Cllr Trevor Ainsworth AVBC:**

The 120 houses proposed at Cinderhill, opposite John Flamsted School has been turned down.

**Joe Dugdale- Rural Action Derbyshire**

Joe attended the meeting to introduce the concept of Neighbourhood Plans to the Parish Council.

A Neighbourhood Plan is a right under the Localism Act of 2012. In a Parished area it is the Parish Council who are the qualifying body, however it is not a Parish Council Project and many different people should be involved in the Plan. It is important to refer to the National Planning Policy Framework (NPPF).

It is essential to have a large representation of the Parish involved and typically there are between 15-25 people involved in the project.

AVBC have recently withdrawn their Neighbourhood development plan which makes it difficult for Holbrook to shape their own Neighbourhood plan to work alongside AVBC's however it is likely this will be available to view again soon.

It was noted that it is important to include plans for development as the Neighbourhood Plan is not designed to stop all developments, it is a realistic look at the needs of the Parish over the next 15 years,

The process for a Neighbourhood plan is as follows:

- 1) Register neighbourhood Area with AVBC (This can be a section of the Parish, the whole Parish or the Parish overlapping with a neighbouring parish.)
- 2) A 6 week consultation period will take place.
- 3) After 6 weeks you become a “Neighbourhood Planning area”. It is at this point you can apply for a Grant towards the project.
- 4) Evidence gathering phase. This includes a public consultation. It is important to look at who, what, where and when and remember that it is a 15 year project. It is a plan to look at how space and land is used and should/could be used moving forward. Not a plan of Parish events and activities. The plan looks at Housing, employment, development, industrial etc.
- 5) The draft plan is presented to an examiner. The group can choose their examiner. Several are available. This is then passed to AVBC.
- 6) If passed the plan may include caveats which need to be included, it is then passed for referendum by registered electors.
- 7) If passes the referendum, it is passed as Planning Policy.

Points to highlight are the following; The Plan is seen as positive planning. Not all areas need to be included or covered by the plan. Define land by its characteristic not its name.

The Project needs to be launched at a very public meeting and needs to be well advertised to try and encourage as much interest as possible.

The Parish can use the services of Rural Action Derbyshire. Groups need to be set up and clear guidance and instruction needs to be set out from the start to avoid the plan taking the wrong direction early on.

It was RESOLVED that the Clerk would now register the whole of the parish of Holbrook with AVBC to get the process started. All voted in favour.

#### **Action-The Clerk**

### **2016/02/4 MINUTES OF THE PARISH COUNCIL MEETING 27<sup>th</sup> JANUARY 2016**

Proposed Cllr Roberts, seconded Cllr Briggs – unanimously agreed.

### **2016/02/5 CHAIRMAN'S ANNOUNCEMENTS**

The Chairman outlined business for the evening.

### **2016/02/6 Co-Option of Councillor**

Kath Gruber attended the meeting and expressed her interest in becoming a Councillor. The Councillors all agreed that Kath had a lot to offer to the Parish Council and her input would be very positive.

It was proposed to Co-Opt Kath Gruber on to Holbrook Parish Council by Cllr Bull, this was seconded by Cllr Roberts and ALL voted in favour. The declaration forms were signed by Kath and the Clerk.

#### **2016/02/07 Contribution towards Churchyard Maintenance.**

It was unanimously agreed to offer the same contribution as made in 2015. This was £250. The Clerk will inform the Church and the Payment will be made at the next meeting.

#### **2016/02/08 Planting of Bulbs/Litter Picking Holbrook Senior Section Guides.**

To mark the group's centenary they are taking part in many activities and using the figure 100. A request has been received to plant 100 bulbs in Holbrook and also undertake litter picking in the area to collect 100 pieces of litter. All agreed this was a nice idea and the Clerk will contact the Senior Section Guides to ask where they wish to do the planting. Suggestions were made to plant bulbs on the approach to the village and also Makeney Road.

**Action-The Clerk**

#### **2015/02/9 CLERK'S REPORT**

##### **(a) Mellors Lane Park Improvements – inspection reports and AVBC Report.**

Wicksteed have now completed the repair work. Cllr Rhodes contacted the Clerk prior to the meeting to note his gratitude to Craig Barker from Holbrook Village Stores who helped to transport and reinstall the equipment. The Clerk has written to Craig on behalf of the Parish Council thanking him for his help.

**(b) Potterell Charity** – Cllr. Massey reported that all is well. It has been decided there will be no increase in contribution from residents this year.

##### **(c) Footpaths, hedges and verges.**

Parking is a problem on the bottom of Chapel Street and Moorside Lane which is causing problems with traffic and the bus service. Concerns for safety have been raised.

The Clerk is to contact DCC to raise the issue and ask them to come and see the site. It will be stated to visit at a time when the buses are in the area to highlight the problem. We wish to see the provision and enforcement of double yellow lines.

**Action-The Clerk**

The Clerk has contacted Sergeant Neil Hopwell to raise concerns about the parking by the Autism Centre which has become more dangerous. Neil advised to contact Highways which the Clerk has now done. Cllr Bull advised the Council that the School are currently looking into the matter and doing a survey on the situation.

The Clerk received a complaint from a member of the Parish regarding the mud on the road from Brown's Lane and up Moorside Lane. The member of the Parish asked for the Clerk to speak to the police which she did. They advised the Clerk to inform the member of the Parish it needs to be reported to Highways as a concern.

In the latest DALC circular there is information on funding available for farmers, for walling and walling repairs. It was agreed to try and advertise this around the village and a note will be put on our website and in the Village Magazine.

**Action-The Clerk and Cllr Roberts**

The County Council have told the Clerk that the Trees and Ivy at Coxbench are not something they will be working on. It was decided to speak to AVBC about the trees and ask Ross Pearson to make a visit and advise on what needs to be done.

**Action-The Clerk**

**(d) Queens 90<sup>th</sup> Birthday**

It was RESOLVED to look at a plant tub with a Plaque to mark the Queens 90<sup>th</sup> Birthday. It was suggested this be placed at the Pond area. Cllr Mrs Brocklehurst is speaking to her contact at Plant Scape and report back to the Council on costs.

**Action-Cllr Mrs Brocklehurst.**

**(e) Social Media**

The Clerk has created a Facebook profile and Holbrook Parish Council Page. Cllr Mrs Gruber suggested it was important to try and promote the page by liking other pages in the area.

It was also suggested that a note on the notice boards, websites and the village magazine advertising the new page would be a good idea. Cllr Kennedy and Cllr Roberts will be working with the Clerk on the building of the page. It was unanimously agreed the page could now go live.

**(f) Dog Fouling**

A complaint had been received about Dog Fouling in the area. It had been noted that the Dog Warden had been out to Holbrook. The Clerk encouraged the resident to raise concerns with AVBC and where possible give times of day the incidents are happening.

**(g) Buses on Chapel Street**

Your Bus had responded to the email sent by the Clerk highlighting concerns about the buses cutting the corners. Your Bus stated they would highlight this with the operations manager. A letter and emails has been set to the Clerk from Tracey Barker from Holbrook Village Stores highlighting the issue.

**(h) Bus Consultation**

It was unanimously agreed to complete the consultation and not support the cutting of funding to the 7.1 Trent Barton tea-time service.

**Action-The Clerk**

**2016/02/10 Holbrook Village Plan**

It was unanimously agreed to proceed with the registration of the whole of the parish of Holbrook with AVBC.

**Action- The Clerk**

**2016/02/11 Bus Shelters**

It was decided to have this on the March Agenda and a final decision be made about new bus shelters. Councillors are asked to look at areas where they feel a bus shelter is required and bring this to the March Meeting where a decision will be made.

**Action- All Councillors**

## **2016/02/12 FINANCE:-**

Accounts for payment proposed Cllr Roberts and seconded Cllr Bull. Unanimously agreed.

a) 1. H Owen	Cheque No. 000811	£543.77
2. T Connors	Cheque No. 000812	£491.89
3. HMRC	Cheque No. 000813	£136.96
4. MS Accountancy	Cheque No. 000814	£16.20

From Natwest Account to spread deposits to minimise risk all payable to Holbrook Parish Council.

Unity Trust in Jan 2016 meeting	Cheque No 000104.	£500 (this was signed)
Unity Trust	Cheque No 000105.	£72,000
Barclays Bank	Cheque No 000106.	£72,500
HSBC	Cheque No. 000107	£72,500
Lloyds Banking Group.	Cheque No. 000108	£72,500

### **b) Spread of Bank deposits to minimise risk.**

The Paper work was signed by Cllr Brocklehurst who was unable to attend the meeting with HSBC. Cllr Massey also signed the HSBC paper work on behalf of the Council and this is to be returned to HSBC Ripley once Cllr Kennedy and Cllr Rhodes have signed the documents. Currently we have received confirmation the Lloyds account is open. Barclays have now received all information they requested. Unity Trust have also received all information requested.

### **C) Letter to Natwest**

A letter to be signed by all Signatories has been written to Natwest to transfer £260,000 from the Savings account to the Current Account so the above cheques can be sent to the new accounts.

## 2016/02/13 Planning

AVA/2016/0054 - 25 Bradshaw Drive, Holbrook. Extension to Chimney Stack.  
The Parish Council had no observations.

- **AVA/2016/0066- 47 Town Street, Holbrook- Minor Dwelling.**  
The Parish Council Object to the application on the following grounds;  
**Backland Development.** The application concerns the building of a large three bedroomed split level house in the garden of No 47 Town Street. It will share a drive with No 47 and, as such, is clearly backland or tandem development.
- **Increased Vehicular and Pedestrian Hazard.** Access to the property will be via a 3.6m wide drive bounded on one side by a wall and, in part, by a garage wall on the other. A lack of any overhang strip on either side of the drive will likely, due to an already narrow width, deter vehicles (such as deliveries, tradesmen and visitors) from using it. Parking in this area already causes both vehicular and pedestrian hazards due to the amount of traffic flowing along Town Street, particularly at peak times. It should be noted that this is a bus route with a bus stop outside. It is common practice for cars to park on the triangular shaped hard surface opposite. These vehicles often need to reverse back out on to Town Street when their access is blocked by cars parking on Church Street. It is considered that any proposed additional access on to this road will be an unacceptable increase in associated risk.
- **Significant Loss of Trees and Associated Screening.** The preservation of the Green Belt is of paramount concern and, although the revised scheme has pulled back the building line from within that area, it is noted that a considerable number of trees will be lost from the garden of No 47 with associated loss of screening.
- **Effect on the Character of the Area.** This is likely to be a prominent building within a Conservation Area, due to its elevated position, particularly when viewed from southern and eastern aspects. The conservation area document map1 notation identifies the position of the drive's point of access as allowing 'fleeting glimpses down lanes, between trees or buildings'. The character of the village in this area is one of stone and mellow brick properties with tiled roofs. The use of zinc roof and wooden cladding to the walls is not in keeping with this character.
- **Loss of stonewalling.** It is noted that the existing northern stone boundary wall appears original with the original stone gate post. It is noted that a loss of 5 metres of this stone wall would be detrimental to the character of the immediate area.

## Decisions:

AVA/2015/1200- Boothswood Farm, Moorside Lane, Holbrook.  
Portal framed Shed - Prior approval not required.

**-1049-**

AVA/2015/0967- 45A Shaw Lane, Holbrook, Belper  
Demolition of existing dwelling and erection of replacement - Permitted

AVA/2015/1089- 46 Shaw Lane, Holbrook, Belper  
Extensions and alterations to existing garage/workshop - Permitted.

AVA/2015/1220- Land west of Portway, Holbrook  
Proposed animal feed and store - REFUSED

AVA/2015/0792-Appeal- The Vicarage, 30 Moorside Lane, Holbrook. Treehouse  
The Appeal has been REFUSED.

**Other:**

An email has been received from an interested party in the purchase of the Spotted Cow. The email stated that they had been interest in buying the Pub to keep as a pub and not as a housing development or redevelopment project. However for the last year they have been told the sale of the property is near completion, but now have been informed this has actually only just happened.

Agreed that this approach would be useful if the owner was to apply for planning permission to build houses on the site on the grounds that it would be necessary to fund the continued use as a pub.

**2016/02/14 Correspondence for information.**

Dalc Circulars, Amber Valley Annual reports, Road Safety meeting Belper, Highways asset infrastructure, Amber Valley Licencing report. Letter from Holbrook Village Shop.

**2016/02/15 Date of next meeting: Wednesday 30<sup>th</sup> March 2016**

**-1050-**